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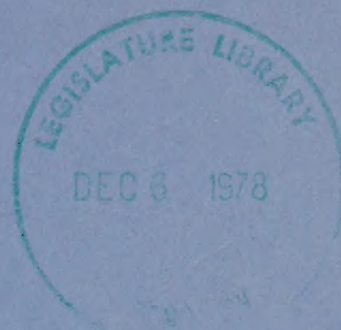
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Industrial Location Factors - Cities Of  
Alberta, 1969. 1



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# PROVINCE OF ALBERTA

CANADA

## INDUSTRIAL LOCATION FACTORS

### CITIES OF ALBERTA

1969

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Alberta

DEPARTMENT OF INDUSTRY AND TOURISM





## FOREWORD

"Industrial Location Factors" is designed to provide industry with reference data for each of Alberta's ten cities and surrounding regions.


While most of the statistical data concerns cities only, the natural resources of the surrounding areas are indicated, and the local advantages of neighbouring towns and villages may be inferred.

The co-operation of the cities' Industrial Development Officers is gratefully acknowledged.

For further information on any of Alberta's cities or surrounding areas the reader may contact the Industrial Development Department at City Hall at any of the cities; or the

Industrial Development Branch,  
Department of Industry and Tourism,  
Government of the Province of Alberta,  
1820 Centennial Building,  
Edmonton, Alberta.





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## CALGARY

### I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
  - (a) Metallic:  
Iron Ore (near Burmis, 150 miles S. W.)
  - (b) Non-metallic:  
Coal, petroleum, natural gas, sulphur, limestone, barytes, sand
- (2) Non-minerals and by-products:
  - (a) Foods:  
Meat, dairy products, poultry products, coarse grains, wheat
  - (b) Forest products:  
Finished lumber, poles and ties
  - (c) Hides, brush bristles, straw
- (3) Partly processed or manufactured products:

Gross Value Manufacturing - 1968 (Est.)  
 \$483,000,000  
 Foods and Beverages  
 Rubber Products  
 Leather Products  
 Textile Products (except clothing)  
 Clothing (textile and fur)  
 Wood Products  
 Furniture and Fixture Industries  
 Paper Products  
 Printing, Publishing and Allied Products  
 Iron and Steel Products  
 Farm Machinery  
 Machinery Industry  
 Non-Ferrous Metal Products  
 Transportation Equipment  
 Electrical Apparatus  
 Non-metallic Mineral Products  
 Products of Petroleum and Coal  
 Chemical Products

### II POPULATION

January, 1969: 369,000  
 Population within 50 mile radius, 1968 Est.: 420,000

### III SITES

- (1) Area and cost of land available for industrial expansion as of 1968:

EAST HIGHFIELD INDUSTRIAL PARK:  
 10 acres remaining. Utilities, trackage.  
 Zoned light industrial, special development.  
 Surrounding area subject to zoning and performance standards.

FOOTHILLS INDUSTRIAL PARK:  
 300 acres @ \$7,500 - \$7,750 per acre.  
 Utilities, C. P. and C. N. trackage. Zoned into heavy and light industrial areas.

MERIDIAN INDUSTRIAL ESTATES:  
 20 acres remaining. Utilities. Zoned light industrial. Private development.

AIRPORT SUBDIVISION:  
 Original plan sold out; new plan being developed.

#### MAYLAND INDUSTRIAL PARK:

100 acres remaining. Light industrial. Special development. Fully serviced, including trackage. Private development.

#### HAYSBORO INDUSTRIAL PARK:

20 acres remaining @ \$12,500 per acre. Trackage, zoned light industrial. Private development.

#### C. P. R. OGDEN SHOPS AREA:

122 acres zoned heavy industrial. Railway leases serviced sites with trackage.

- (2) Soil structure and topographical features:

6" - 12" black soil  
 2' - 3' heavy sub-soil with admixture of sand and gravel. Gravel base. Bearing qualities good. Sub-surface drainage good. Water table not adversely high.

### IV INDUSTRIAL FUEL

- (1) Types of fuel available:

Natural gas, electricity, coal, propane, diesel fuel.

- (2) Cost of fuel to industry:

#### Natural Gas:

##### General Rate - No. 1

Minimum monthly charge \$3.00 includes two Mcf. All additional Mcf per month 34 1/2¢ per Mcf.

##### Optional Rate - No. 2

For annual consumptions in excess of 18,650 Mcf. Minimum monthly charge \$150.00, plus 25¢ per Mcf per month.

##### Optional Rate - No. 3

(a) General Service - for annual consumptions in excess of 10,000 Mcf of which 40% is consumed in the six summer months May-October inclusive. Fixed Charge \$20.00 per month plus \$1.75 per month per Mcf of maximum 12 hour demand; plus Commodity Charge - First 4,000 Mcf per month, 17¢ per Mcf. All additional Mcf per month, 16¢ per Mcf.

(b) Special Service - available to customers located adjacent to and served directly from the Company's main transmission lines serving the Calgary-Lethbridge system whose annual consumption is in excess of 150,000 Mcf with 40% of the annual consumption being in the six summer months May to October inclusive. Fixed Charge \$1.00 per month per Mcf of maximum 12 hour demand; plus Commodity Charge - First 75,000 Mcf per month, 17¢ per Mcf. All additional Mcf per month, 15¢ per Mcf.

### V TRANSPORTATION FACILITIES

- (1) Facilities available:

International Airport - Scheduled service:  
 Air Canada, CPA, PWA, Western Airline  
 Airwest, Mel Air Service, Lethbridge Air



Service; Charter air and helicopter rentals.

Railways: C N R, C P R

Bus and truck service.

Highways - paved connections on Trans-Canada Highway

## VI MARKET AREAS

Trading area covers all Alberta from Red Deer south; part of southern Saskatchewan; and south central British Columbia.

1969 population served approximately (100 mile radius): 829,500 est.

## VII DISTRIBUTION FACILITIES

Adequate storage and warehouse space; truck terminal facilities; railway terminal facilities; CPR transcontinental rail line; Trans-Canada Highway; Highway No. 2 south to International border and north to Alaska Highway.

## VIII ELECTRIC POWER

### (1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.

Calgary Power Ltd. from 12 existing and one developing hydroelectric plants and one steam plant. Supplied at any voltage required by consumer. City owned distribution system.

### (2) Cost:

#### Residential Combination Rate (City)

First 25 KWH - 5¢ per KWH

Next 150 KWH - 1 3/4¢ per KWH

All additional KWH - 1/1¢ per KWH

Minimum charge per month - \$1.77

#### Non-Residential Electricity Rates

##### General Service Energy Rate:

Applicable to metered services where energy consumption is less than 10,000 KWH per month.

First 200 KWH per month @ 5¢ per KWH

Next 800 KWH per month @ 2.5¢ per KWH

Next 4,000 KWH per month @ 2.0¢ per KWH

All additional KWH per month @ 1.9¢ per KWH

Minimum Charge per month - the greater of \$2.50 per service or \$1.50 /KVA of measured or estimated load.

##### General Service Demand-Energy Rate:

Applicable to demand-energy metered services where energy consumption is greater than 10,000 KWH per month.

First 5,000 KWH per month @ 2.2¢ per KWH

Next 100 KWH /KVA /month @ 1.9¢ per KWH

Next 100 KWH /KVA /month @ 0.9¢ per KWH

Next 95,000 KWH per month @ 0.65¢ per KWH

All additional KWH per month @ 0.49¢ per KWH

Minimum Charge - the greater of \$1.50 per month /KVA of billing demand or \$110.00 per month, except as otherwise provided for.

#### Large Industrial Rate

(High load factor, over 2300 KVA)

Rates provided upon request.

## IX WATER SUPPLY

### (1) Source and Quality Available:

City supply from Elbow River. Additional industrial supply from Bow River and wells for individual supply.

Bow River Stream Flow: Average for period of record (1910-1965) - 3260 CFS

There is a large undiminishing water bearing stratum approximately 50 feet below the surface.

### (2) Quality of Water Supply:

Water Analysis in parts per million as at March, 1968:

Total Solids	294
Ignition Loss	104
Hardness	237
Sulphates	48
Chlorides	6
Alkalinity	169
Nature of Alkalinity	Bicarbonate of Lime and Magnesium
Nitrite Nitrogen	nil
Nitrate Nitrogen	nil
Iron	0.20
Fluoride	0.3

### (3) Cost of Water: (city service)

First	5,000 gals.	-- 62¢ per 1,000 gallons
Next	5,000 gals.	-- 56¢ per 1,000 gallons
Next	20,000 gals.	-- 50¢ per 1,000 gallons
Next	30,000 gals.	-- 41¢ per 1,000 gallons
Next	90,000 gals.	-- 28¢ per 1,000 gallons
Next	350,000 gals.	-- 25¢ per 1,000 gallons
All over	300,000 gals.	-- 21¢ per 1,000 gallons

#### Special Garden Rate (May - Sept. incl. only)

First	5,000 gallons	-- 62¢ per 1,000 gallons
Next	5,000 gallons	-- 28¢ per 1,000 gallons
All over	10,000 gals	-- 25¢ per 1,000 gallons

## X LOCAL LAWS AND REGULATIONS - of significance to prospective industry

Alberta Labour Act  
Provincial Business Licensing  
City Business Licensing  
City Permit required for all construction (also Planning Department Certificate of Compliance)  
Zoning Bylaw  
Building Code Bylaws  
Waste Disposal Regulations  
District Planning Commission

## XI CITY TAX STRUCTURE

Calgary follows the Provincial Assessment Manual for Alberta; which uses as its basis: 67% of fair market value at 1964.

- (1) Land is taxed at 100% of the assessed value.



- (2) The basis of assessment for buildings and improvements according to the manual is 75% of 1957 replacement costs, or approximately 67% of the present day 1964 replacement costs. As in the past, for tax purposes 60% of this figure is used.

1968 Mill Rate: 60.6

## II CLIMATE

<u>Temperature</u>	<u>Degrees F.</u>
January: Mean Daily Maximum	24.3
Mean Daily Minimum	4.0

July: Mean Daily Maximum	74.8
Mean Daily Minimum	49.2

<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	11.59
Average annual snowfall	58.50
Average annual total precipitation	17.44

Altitude is 3,439 feet

Winter conditions modified by "Chinook" winds which frequently raise temperatures by 30-40 degrees in a few hours.

## EDMONTON

### I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
- (a) Metallic:
 

Base metals and uranium from N.W. T. shipped through city. Nickel is refined at Fort Saskatchewan from ore concentrates transported from Manitoba. Metals in nickel refinery slag.
  - (b) Non-Metallic:
 

Coal, petroleum, natural gas, sulphur, limestone, sand, gravel, clay, shale, marl, bentonite.
- (2) Non-minerals and by-products:
- (a) Foods:
 

Meats, dairy products, poultry products, wheat, coarse grains, fish, vegetables, honey.
  - (b) Forest products:
 

Finished lumber, plywood, wood pulp, poles and ties.
  - (c) Fibres, furs, hides:
 

Hides, furs, synthetic yarns, glass fibre, straw.

- (3) Partly processed or manufactured products:

Gross Value Manufacturing - 1968 (Est.)

\$620,000,000

Foods and Beverages

Rubber Products

Leather Products

Textile Products (except clothing)

Knitting Mills

Clothing (textile and fur)

Wood Products

Furniture and Fixtures

Paper Products

Printing, Publishing and Allied Products

Primary Metals

Iron and Steel Products

Farm Machinery

Machinery Industry

Transportation Equipment

Non-Ferrous Metal Products

Electrical Apparatus

Non-metallic Mineral Products

Products of Petroleum and Coal

Chemical and Chemical Products

### II POPULATION

1968: 410,105 (proper)

431,719 (metropolitan)

Population within 50 mile radius, 1968 Est.: 505,000

### III SITES

- (1) Area and cost of land available for industrial expansion as of December 1968:

BONAVENTURE:

80 acres, utilities, trackage, presently zoned industrial reserve, \$7,500 per acre.

BROWN ESTATE:

20 acres, utilities, trackage, zoned medium industrial, \$7,000-\$9,000 per acre.

DOMINION:

10 acres, utilities, trackage, zoned light and medium industrial, \$20,000-\$30,000 per acre.

HUFF BREMNER ESTATE:

10 acres, utilities, trackage, zoned medium industrial, \$6,000-\$10,000 per acre.

BREMNER ESTATE:

70 acres, trackage, zoned medium and heavy industrial, \$20,000-\$35,000 per acre.

HIGH PARK:

10 acres, utilities, zoned medium industrial, \$10,000-\$16,000 per acre.

HARWIN PARK ESTATE:

80 acres, presently zoned industrial reserve, \$3,000-\$4,800 per acre.

ALBERTA PARK:

250 acres, trackage, zoned heavy and reserved industrial, \$3,000-\$7,000 per acre.

SHEFFIELD:

10 acres, utilities, trackage, zoned medium industrial, \$10,000-\$15,000 per acre.

WEST SHEFFIELD:

80 acres, utilities, trackage, zoned medium industrial, \$9,000-\$14,000 per acre.

YOUNGSTOWN INDUSTRIAL:

40 acres, utilities, zoned medium industrial, \$3,000-\$6,000 per acre.

KENNEDALE:

190 acres, trackage, presently zoned industrial reserve, \$6,000-\$9,000 per acre.

CORONET ADDITION:

30 acres, utilities, trackage, zoned light and medium industrial, \$12,500-\$20,000 per acre.

DAVIES INDUSTRIAL:

380 acres, utilities, trackage, presently zoned industrial reserve, \$6,500-\$7,500 per acre.



**CORONET:**

80 acres, utilities, trackage, zoned medium and heavy industrial, \$10,000-\$25,000 per acre.

**SPEEDWAY:**

20 acres, utilities, trackage, zoned medium and heavy industrial, \$4,000-\$15,000 per acre.

**PAPASCHASE:**

140 acres, utilities, trackage, presently zoned industrial reserve, \$3,000-\$8,000 per acre.

**STRATHCONA INDUSTRIAL PARK:**

300 acres, utilities, trackage, presently zoned industrial reserve, approximately \$16,000 per acre to lease, and \$20,000 per acre to purchase.

## (2) Soil structure and topographical features:

6" - 12" black soil

North side of North Saskatchewan River has

20' - 23' of medium firm olive clay.

South side of North Saskatchewan River has

14' - 16' of medium firm olive clay.

Clay underlain by dense glacial till of good bearing qualities.

Water table not adversely high.

**IV INDUSTRIAL FUEL**

## (1) Types of fuel available:

Natural gas, electricity, coal, propane, fuel  
Oil

## (2) Cost of fuel to industry:

Natural Gas

Rate No. 1 - General Rate:

Available to all customers.

First 20 therms or less - \$3.00 per month

All additional therms - 3.5¢ per Therm

Minimum Monthly Charge - \$3.00

When accounts are not paid on or before the due date the charge per Therm, other than the first 20 Therms, shall be increased by 0.3 ¢ and the gross rate so arrived at shall apply.

Rate No. 2 - Optional Rate:

Available on annual contract to all customers whose annual consumption is more than 97,000 Therms.

Fixed Charge - \$100.00 per month

Plus Commodity Charge - 2.3 ¢ per Therm

Minimum Monthly Charge - \$100.00

When accounts are not paid on or before the due date, the charge per Therm shall be increased by 0.2 ¢ and the gross rate so arrived at shall apply.

Rate No. 3 - Optional High Load Factor Rates

(a) General Service - available on annual contract to all customers whose annual consumption is more than 100,000 Therms and whose total consumption during the six meter reading periods ending in May, June, July, August, September and October, is not less than 40 % of their total consumption during the contract year.

Fixed Charge - \$20.00 per month plus 22 ¢ per month per Therm of maximum 12 hour demand.

Plus Commodity Charge - 1.5 ¢ per Therm

Minimum Monthly Charge - Fixed Charge

(b) Transmission - General Service

Available on annual contract to all customers who are located adjacent to and served directly

from the main transmission lines serving the integrated system, or from the Edmonton high pressure loop and whose annual consumption is more than 2,750,000 Therms and whose total consumption during the six meter reading periods ending in May, June, July, August, September and October, is not less than 40 % of their total consumption during the contract year.

Fixed Charge - 8 ¢ per month per Therm of maximum 24 hour demand.

Plus Commodity Charge - 1.5 ¢ per Therm

Minimum Monthly Charge - Fixed Charge

(d) Transmission - Special Service

Available on five year contract to those customers located outside the City of Edmonton and adjacent to and served directly from either the main transmission lines serving the integrated system or the Edmonton high pressure loop and whose annual natural gas requirement is more than 2,750,000 Therms and whose total consumption during the six meter reading periods ending in May, June, July, August, September and October, is not less than 40 % of their total annual consumption and who derive their total hydrocarbon fuel requirements from natural gas delivered by the Company. Same as Rate No. 3(b) except that the Commodity Charge is 0.2 ¢ per Therm less than that particular rate.

**V TRANSPORTATION FACILITIES**

## (1) Facilities available:

Edmonton International Airport; Edmonton Industrial Airport; Namao Airport; Cooking Lake Seaplane Base.

Scheduled service: Air Canada, CPA, PWA; Charter air and helicopter rentals.

Railways: C N R, C P R, N A R with extension to Pine Point.

Bus and truck service.

Highways - paved connections.

**VI MARKET AREAS**

Trading area includes Alberta south to Red Deer; east to Lloydminster; west to Jasper; and north to include N. W. T. and northeast B. C. and Yukon. Population served approximately 925,000.

**VII DISTRIBUTION FACILITIES**

Adequate storage and warehouse space; truck terminal facilities; CNR transcontinental rail line; NAR connection to Mackenzie River water transportation system and extension to Pine Point.

**VIII ELECTRIC POWER**

## (1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.

City owned gas fired steam generation.



(2) Cost:

or at 0.5¢ per KWH, whichever is the greater.  
Minimum Bill \$2.00 per KVA of Demand.

City of Edmonton Electrical Distribution System:

General Service Rates:

(1) Customers with consumptions not over 6,200 KWH per month and with a demand not over 50 KVA will be billed on an energy basis as follows:

Up to 25 KWH — \$2.50

Next 475 KWH @ 3.0¢ per KWH

Next 1,600 KWH @ 2.0¢ per KWH

Next 4,100 KWH @ 1.25¢ per KWH

Minimum Bill — \$2.50 or \$2.00 per KVA of demand, whichever is the greater.

(2) Customers with consumptions over 6,200 KWH per month and/or a demand of 50 KVA or greater will be billed on a demand-energy basis as follows:

First 124 KWH per KVA of demand at \$2.00 per KVA of demand.

The balance of the KWH according to the following formula:

$(5,000 \text{ } \underline{\hspace{1cm}} \times 0.5\text{¢}) \text{ per K.W. Hour}$

$(2,675 + \text{Demand})$

or at 0.5¢ per KWH, whichever is the greater.

Minimum Billing Demand — 50 KVA

Minimum Bill — \$2.00/KVA of demand.

Service to be taken at 600 volts or less, single-phase, three-phase, 3 wire or three-phase 4 wire.

Demand to be taken at the highest 15 minute interval in any one month and this will be accepted as the maximum demand for the succeeding months or until a greater demand is established. The demand will be re-set not later than November 1st of each year.

The General Service Electric Power Rate will apply:

(a) To all customers requiring a Business License or Business Permit (Municipal, Provincial or Federal) or who are subject to a Business Tax, or occupying premises that are subject to Commercial Assessment.

(b) To multiple dwellings where energy is metered on one meter and the conditions outlined in Clause (A) of the Domestic Electric Power Rate Schedule do not apply.

Primary Service Rates:

This rate to apply to customers supplying all transformers, switching equipment, etc.

Service to be taken at 2,400, 4,160 or 13,800 volts, balanced three-phase and having a measured maximum demand of not less than 75 KVA.

Demand to be taken at the highest 15 minute interval in any one month and this will be accepted as the maximum demand for the succeeding months or until a greater demand is established. The demand will be re-set not later than November 1st of each year.

A twelve month minimum contract is required for service at the primary power rate.

Monthly consumption to be measured on a demand-energy basis and billed as follows:  
First 140 KWH per KVA of demand @ \$2.00 per KVA of Demand.

The balance of the KWH consumed according to the following formula:

$\frac{5,000}{2,675 + \text{KVA Demand}} \times 0.5\text{¢} \times \text{Balance KWhrs.}$

## IX WATER SUPPLY

### (1) Source and Quantity Available:

Water supply from North Saskatchewan River.  
Stream Flow:

Minimum flow - 3000 CFS

Average flow - 10,000 to 15,000 CFS

Temperature of treated water:

Winter 45°

Summer 70°

Treatment Capacity — 80 M. G. D.

Reservoir Capacity — 32 M. G.

### (2) Quality of water supply:

North Saskatchewan River water:

Total hardness (untreated) - Summer 138 ppm.

Winter 228 ppm.

Treatment reduces total hardness to approximately 75 ppm. year round.

Water clear in winter, turbid in summer.

Water Analysis in parts per million  
as at March, 1969:

PH	9.2
Alkalinity	40
Total Hardness	62
Calcium Hardness	62
Chloride	3
Sulphates	62
Nitrates	0.10
Phosphates	0.05
Total Solids	158
Ignition Loss	34

### (3) Cost of water: (city service)

Consumption per Month	Rate/100 cu. ft. (Inclusive of Sewer Service)
First 800 cu. ft.	43.0¢
Next 3,200 cu. ft.	34.3¢
Next 3,500 cu. ft.	28.2¢
Next 17,500 cu. ft.	26.8¢
Next 475,000 cu. ft.	22.4¢
Next 1 million cu. ft.	21.0¢
Over 1.5 million cu. ft.	17.5¢

The minimum monthly charge for consumption from 0 to 400 cu. ft. will be \$1.72 including sewer service charge and \$1.48 excluding sewer service charge.

Consumers outside city limits subject to 35% surcharge.

## X LOCAL LAWS AND REGULATIONS of significance to prospective industry

Alberta Labour Act  
Provincial Business Licensing  
City Business Licensing  
City permit required for all construction  
Zoning Bylaw  
Building Code Bylaws  
Waste Disposal Regulations  
District Planning Commission



## XI CITY TAX STRUCTURE

The fair actual value of land and buildings for appraisal purposes is approximately 75% of 1957 costs, or approximately 40% of current costs.  
Mill Rate 1968: 60, 12

- (1) Land is assessed at 100% of fair value or approximately 60% of current value.
- (2) Buildings and improvements assessed at 60% of fair value.
- (3) Machinery used in manufacturing or in processing is not taxable.
- (4) Business tax is based on assessed rental value of the premises occupied. The rates vary from 6% to 20%, depending on the classification. The rate for a manufacturing type facility is 10%

## XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
January:	
Mean Daily Maximum	15.2
Mean Daily Minimum	- 2.0
July:	
Mean Daily Maximum	74.4
Mean Daily Minimum	51.7
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	13.26
Average annual snowfall	53.8
Average annual total precipitation	18.64
<u>Altitude</u> is 2200 feet.	

## LETHBRIDGE

## I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
  - (a) Metallic:  
Iron ore (near Burmis, approximately 75 miles west)
  - (b) Non-metallic:  
Coal, petroleum, natural gas, sulphur, limestone, barytes, sand, gravel, bentonite, mica schist, talc, volcanic ash, pyrophyllite.
- (2) Non-minerals and by-products:
  - (a) Foods:  
Meats, dairy products, poultry products, wheat, coarse grains, irrigated vegetable crops, honey, sugar beets, oil-bearing seed crops.
  - (b) Forest products:  
Finished lumber, plywood.
  - (c) Fibres, furs, hides:  
Hides, wool, straw.
- (3) Partly processed or manufactured products:
 

Gross Value Manufacturing - 1967  
\$106,000,000

Foods and Beverages  
Textile Products (except clothing)  
Clothing (textile and fur)  
Wood Products  
Printing, Publishing & Allied Products  
Iron and Steel Products  
Agricultural Implements  
Transportation Equipment  
Communication Equipment  
Non-metallic Mineral Products  
Clay Products  
Products of Coal  
Plastic Products  
Chemical Products

## II POPULATION

1968: 38,760  
Population within a 50 mile radius, 1968 est: 115,000

## III SITES

- (1) Area and cost of land available for industrial expansion as of 1968:
 

440 acres, \$3,400 for first acre serviced - \$2,600 for each additional acre serviced.
- (2) Soil structure and topographical features:
 

Brown and black soil. Gravel sub-soil. Load bearing 4,000 lbs. per sq. ft.

## IV INDUSTRIAL FUEL:

- (1) Types of fuel available:
 

Natural gas, electricity, coal, propane, diesel fuel.
- (2) Cost of fuel to industry:
 

Natural Gas:  
(1) Optional Rates  
(a) General Service  
This rate is available to all customers using in excess of 18,650 Mcf. per year.  
Fixed Charge - \$150 per month; plus  
Commodity Charge - 25¢ per Mcf;  
Minimum Monthly Charge - \$150  
(b) Special Service  
Available to customers located adjacent to and served directly from the Company's main transmission lines serving Calgary - Lethbridge System and whose annual consumption is more than 200,000mcf.  
Fixed Charge - \$650 per month; plus  
Commodity Charge - 22¢ per Mcf per month;  
Minimum Monthly Charge - \$650

(2) High Load Factor Rates  
(a) General Service  
Available to customers whose annual consumption is more than 10,000 Mcf, and whose total consumption during the six meter reading periods ending in May, June, July, August, September and October, is not less than 40% of their total consumption for the year.



Fixed Charge - \$20 per month plus  
\$1.75 per month per Mcf of maximum 12-hour  
demand; plus  
Commodity Charge - First 4,000 Mcf per mo.  
17¢ per Mcf. All additional Mcf per month  
16¢ per Mcf.

Minimum Monthly Charge - Fixed Charge

(b) Special Service

Available to all customers located adjacent to  
and served directly from the Company's main  
transmission lines serving Calgary-Lethbridge  
System and whose annual consumption is more  
than 150,000 Mcf and whose total consumption  
during the six meter reading periods ending in  
May, June, July, August, September and  
October is not less than 40% of their total  
consumption for the year.

Fixed Charge - \$20 per month plus \$1.00 per  
month per Mcf of maximum 12-hour demand;  
plus Commodity Charge - First 75,000 Mcf  
per month - 17¢ per Mcf.

All additional Mcf per month - 15¢ per Mcf.

Propane Gas: (retail price)

Bulk per gallon - 17¢

100 lb. cylinder - \$6.50

A charge is made for installation of equipment.

Propane Gas: (Industrial price)

0 - 5,000 gallons -- 17¢

5,000 - 10,000 gallons -- 1¢ off

10,000 - 20,000 gallons -- 1/2¢ off

Over 20,000 gallons computed locally.

Coal:

Sub-bituminous "A" coal with a calorific value  
of 10,200 B.T.U. per pound. F.O.B. prices  
per ton:

Lump - \$9.50                      Stoker - \$5.25

Egg - \$8.00                        Mine Run - \$4.00

Nut - \$5.00                        Slack - \$2.50

V      **TRANSPORTATION FACILITIES**

(1) Facilities available:

Commercial Airport -

Scheduled Service: Air Canada, Lethbridge  
Air Service.

Railway: C P R

Bus and truck service.

Highways - paved connections.

VI     **MARKET AREAS:**

Trading area includes Alberta south to international  
border; east to Saskatchewan border; north to Nanton  
and Vulcan; and west through Crowsnest Pass to  
Trail, B.C.

Population served approximately (50 mile radius):  
115,000

VII    **DISTRIBUTION FACILITIES**

Adequate warehouse space; truck terminal facilities;  
CPR-Crowsnest transcontinental rail line.

VII    **ELECTRIC POWER**

(1) Source of Power

All electric power supplied is 3 phase, 60  
cycle a/c. All plants interconnected to accom-  
modate increased load demands and improve  
reliability of supply.

City owned gas fired steam generation plant.  
Supplied at any voltage.

(2) Cost:

Rates (bi-monthly)

(1) Commercial

0 - 80 KWH -- Min. bill \$4.00

First 200 KWH                      @ 5.0¢

Next 600 KWH                       @ 4.5¢

Next 1,200 KWH                    @ 3.0¢

Over 2,000 KWH                   @ 2.4¢

(2) Power

Demand Charge - 45¢ per HP

0 - 100 KWH -- Min. bill \$4.00

First 400 KWH                      @ 3.6¢

Next 1,600 KWH                   @ 2.25¢

All over 2,000 KWH               @ 1.8¢

Commercial and Power special rate:  
Consumer over 10,000 KWH per month on  
one meter - special rate on application.

IX    **WATER SUPPLY**

(1) Source and Quality Available:

Water supply from Oldman River

Stream Flow:

Average winter minimum - 520 CFS

Average summer maximum - 12,200 CFS

(2) Quality of water supply:

Total hardness untreated - summer, 120 ppm;  
winter, 150 ppm. Treatment reduces total  
hardness by approximately 50% before it enters  
city mains.

Water analysis in parts per million as at  
January, 1969:

Total Solids                                      222

Ignition Loss                                     74

Hardness     115

Sulphates (SO<sub>4</sub>)                                   60

Chlorides     4

Alkalinity     94

Nature of Alkalinity                      Bicarbonate of lime  
and magnesium

Nitrite Nitrogen                                   nil

Nitrate Nitrogen (N)                           nil

Iron     0.08

Fluoride     0.17

(3) Cost of Water (city service):

Bimonthly Consumption (in cu. ft.)	Rate / 100 cu. ft. (non-cumulative)
---------------------------------------	--

From 0 to 1,600	37¢
-----------------	-----

From 1,601 to 3,600	34¢
---------------------	-----

From 3,601 to 8,000	31¢
---------------------	-----

From 8,001 to 14,000	28¢
----------------------	-----

From 14,001 to 27,200	25¢
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From 27,201 to 42,000	23¢
-----------------------	-----

From 42,001 to 56,000	22¢
-----------------------	-----

From 56,001 to 72,000	20¢
-----------------------	-----

From 72,001 to 200,000	18¢
------------------------	-----

From 200,001 to 1,000,000	16¢
---------------------------	-----

From 1,000,001 to 3,000,000	14¢
-----------------------------	-----

From 3,000,001 and upwards	13¢
----------------------------	-----

Commercial minimum bi-monthly rate based  
on size of meter.

Size	Rate
1/2 and 3/4 inch	\$5 - 1,360 cu. ft.
1 inch	\$6 - 1,760 cu. ft.
1 1/4 inch	\$7.50 - 2,200 cu. ft.
1 1/2 inch	\$9 - 2,640 cu. ft.
2 inch	\$10.50 - 3,080 cu. ft.
3 inch	\$13 - 4,200 cu. ft.
4 inch	\$15 - 4,840 cu. ft.
6 inch	\$24 - 7,740 cu. ft.
8 inch	\$36 - 12,860 cu. ft.
10 inch	\$52

X LOCAL LAWS AND REGULATIONS  
- of significance to prospective industry:

Alberta Labour Act  
Provincial Business Licensing  
City Business Licensing  
City permit required for all construction  
Zoning Bylaw  
Building Code Bylaws  
Waste Disposal Regulations  
District Planning Commission

XI CITY TAX STRUCTURE

- (1) Land assessed at 65% of 1968 fair value.
- (2) Improvements assessed at 60% of 75% of the 1957 replacement value.

- (3) Business: Levied on the basis of 7 1/2% of the assessed fair annual rental value of the premises of any trade, business, or profession.

1968 Mill Rate: 64.4

XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
January:	
Mean Daily Maximum	27.3
Mean Daily Minimum	7.2
July:	
Mean Daily Maximum	79.9
Mean Daily Minimum	52.0
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	10.66
Average annual snowfall	65.7
Average annual total precipitation	17.23

Altitude is 2,993 feet.

Winter conditions include "Chinook" winds which frequently raise temperatures by 30-40° in a few hours.

The Meteorological Branch of Department of Transport in Lethbridge records a long term annual average of 2,384 hours of sunshine, the highest in Canada.

## MEDICINE HAT

I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
  - (a) Non-metallic:  
Coal, natural gas, sand, gravel, rough pottery clay, ball mill pebbles.
- (2) Non-minerals and by-products:
  - (a) Foods:  
Meat, wheat, flax, vegetables.
  - (b) Fibres, furs, hides:  
Hides, wool, straw.
- (3) Partly processed or manufactured products:

Gross Value Manufacturing - 1967  
\$43,000,000  
Foods and Beverages  
Rubber Products  
Wood Products  
Printing, Publishing and Allied Products  
Iron and Steel Products  
Transportation Equipment  
Non-metallic Mineral Products  
Clay Products  
Chemical Products

II POPULATION

1968 Population: 25,713  
Population within a 50 mile radius, 1968 est: 39,000

III SITES:

- (1) Area and cost of land available for industrial expansion as of 1968:  
  
LIGHT INDUSTRIAL AREA:  
65 acres at \$75.00 per effective frontage foot.  
  
BRIER PARK SITE:  
240 acres at \$3,000 per acre, utilities, trackage.  
  
PURMAL SITE:  
45 acres.  
  
KIPLING STREET SITE:  
7 acres.
- (2) Soil structure and topographical features:  
  
10" - 15" brown soil. Sub-soil clay, and in some areas gravel and sand. Lime layer 15" - 20" below surface.

IV INDUSTRIAL FUEL

- (1) Types of fuel available:  
  
Natural gas, electricity, coal, propane, fuel oil.
- (2) Cost of fuel to industry:  
  
Natural Gas:  
BTU rating per Mcf. - 966



Gas Rates -  
(1) Class "C"

Applicable to: Large industrial power and process, and wholesale contract customers, limited to minimum of 6,000 Mcf per annum and 50% use of demand.

Up to 750 Mcf per Mo. - 17¢ per Mcf.  
Up to 2,000 Mcf per Mo. - 16.5¢ per Mcf.  
Up to 5,000 Mcf per Mo. - 14.5¢ per Mcf.  
Up to 15,000 Mcf per Mo. - 13.5¢ per Mcf.  
All over 15,000 Mcf per Mo. - 13.0¢ per Mcf, plus

Demand Charge - \$1.00 per 100 Mcf per month based on the average monthly volume used in the then expired annual period, from the 1st of January to the 31st of December.

Minimum Monthly Charge - the demand charge. Separate contracts can be negotiated for the supply of natural gas to large industrial users.

(2) Class "B"

Applicable to: Combined heating and industrial process customers.

First 100 Mcf per Mo. - 22¢ per Mcf.  
Next 400 Mcf per Mo. - 19.5¢ per Mcf.  
All over 500 Mcf per Mo. - 18.5¢ per Mcf.  
Plus

Demand Charge - \$1.00 per 100 Mcf per month based on the average monthly volume used in the then expired annual period, from the 1st of January to the 31st of December.

Minimum Monthly Charge - the demand charge.

(2) Class "A-C"

Applicable to: All commercial enterprises, private and public institutions, etc.

First 2 Mcf or less - \$2.00 per mo.  
Next 75 Mcf per mo. - 30¢ per Mcf.  
Next 125 Mcf per mo. - 24¢ per Mcf.  
Next 100 Mcf per mo. - 22¢ per Mcf.  
All over 302 Mcf per month - 18¢ per Mcf, plus  
Demand Charge - \$2.00 for the first 100 Mcf, then 50¢ per each additional 100 Mcf based on the maximum monthly volume used in any current annual period.

Minimum Monthly Charge - the demand charge.

## V TRANSPORTATION FACILITIES

(1) Facilities available:

Commercial Airport -  
Scheduled service: Mel Air Service

Railway: C P R

Bus and truck service  
Highways - paved connections on Trans-Canada  
Highway. Highway No. 3 and No. 41

## VI MARKET AREAS

Trading area includes south to international border; east to Piapot, Saskatchewan; north to Oyen.  
Population served in trading area (50 mile radius).  
39,000

## VII DISTRIBUTION FACILITIES:

Warehouse space, truck terminal facilities; CPR transcontinental rail line; Trans-Canada Highway.

## VIII ELECTRIC POWER:

(1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.

City owned gas fired steam generation plant.  
Interconnection with Calgary Power Ltd.

(2) Cost:

Industrial Bulk Power Electrical Rates:  
(Monthly)

(1) 13,800 Volt Service Class 4.2

Wholesale power customers who are within reach of the City's existing 13,800 volt lines, and who used the City's standard service at 13,800 volts for industrial power service and who have a demand of not less than 500 KVA and use not less than 10,000 KWH per month. All utilization equipment provided by the customer.

Demand Charge:

Per KVA of measured demand during the current month or any of the preceding eleven months  
\$1.00 per KVA plus an

Energy Charge:

First 200 KWH used per KVA of monthly demand  
1/2¢ per KWH, remainder .33¢ per KWH.

(2) 4,000 Volt Service - Class 4.1

Primary power customers who are within reach of the City's existing primary distribution lines, and who use the City's standard service at 4,000 volts for industrial power service and who have a demand of not less than 100 KVA and use not less than 10,000 KWH per month. All utilization equipment provided by the customer.

Demand Charge:

Per KVA of measured demand during the current month or any of the preceding eleven months  
\$1.00 per KVA plus an

Energy Charge:

First 100 KWH used per KVA of monthly demand  
3/4¢ per KWH, remainder 1/2¢ per KWH.

(3) Commercial

120/208 volt Service - Class 3.3

Demand Charge:

Based upon the highest measured KVA demand for the current month or for each of the next preceding months of November, December, January or February - \$1.00/KVA plus an  
Energy Charge:

First 200 KWH used per KVA of monthly demand  
1 1/2¢ per KWH, remainder 1¢ per KWH

Minimum Charge:

The demand charge above but not less than \$5.00.

Services at the standard lower secondary voltages also available.

## IX WATER SUPPLY

(1) Source and Quantity available:

Water supply from South Saskatchewan River.  
Cooling water from aquifer.

Stream Flow:

Average winter minimum - 1,350 CFS

Average summer maximum - 53,870 CFS

Average water temperature 40°, 50° in aquifer.  
Information on request.

Filtration capacity (at power plant) -

12,390,000 GPD

Reservoir Capacity 7,100,000 gallons

## (2) Quality of water supply:

South Saskatchewan River water:  
Average total hardness (untreated) -  
Summer, 150 ppm.; Winter, 220 ppm.

Typical Analysis in parts per million as at  
March, 1968:

Total Solids	268
Ignition Loss	96
Hardness	183
Sulphates	46
Chlorides	6
Alkalinity	144
Nature of Alkalinity	Bicarbonate of lime and Magnesium
Nitrite Nitrogen	Trace
Nitrate Nitrogen	1.1
Iron	0.05
Fluoride	0.3

## (3) Cost of water (city service):

Consumption per Mo. per 1,000 gallons	Rate per 1,000 gallons	Minimum Monthly Charge
0 to 6	.35	2.10
6 to 10	.34	2.38
10 to 25	.31	3.41
25 to 45	.29	7.83
45 to 80	.25	12.50
80 to 130	.23	20.70
130 to 175	.21	31.50
175 to 250	.19	39.90
250 to 600	.18	54.00
600 to 1000	.16	120.00
Over 1000	.15	187.50

## X LOCAL LAWS AND REGULATIONS

- of significance to prospective industry:

Alberta Labour Act  
Provincial Business Licensing  
City Business Licensing  
City permit required for all construction  
Municipal Planning Commission

## XI CITY TAX STRUCTURE

- (1) Land assessment represents 100% of fair actual value; fair actual value being 75% of 1957 values.
- (2) Improvements, except machinery and equipment, used in manufacturing and/or processing plants, are assessed at 60% of 75% of 1957 depreciated replacement value. Depreciation on these improvements is up to December 31, 1965.
- (3) Machinery and equipment used in manufacturing and/or processing plants is assessed at 30% of 75% of 1957 depreciation value. Annual depreciation is allowed on these improvements.
- (4) Machinery and equipment as described in (3) above has been exempted by bylaw and a business tax is levied in lieu thereof. Business tax is based on either 7% or 9%, depending upon the Class of business, of the gross annual rental value of the premises.

1968 Mill Rate: 51

## XII CLIMATE

Temperature	Degrees F.
January:	
Mean Daily Maximum	22.4
Mean Daily Minimum	1.8
July:	
Mean Daily Maximum	83.1
Mean Daily Minimum	55.1
Precipitation	Inches
Average annual rainfall	9.42
Average annual snowfall	48.7
Average annual total precipitation	14.29

Altitude is 2185 feet.

Medicine Hat has the longest frost-free growing season of any locality in Alberta.

## RED DEER

## I LOCATION OF PRODUCTION MATERIALS

- (c) Fibres, furs, hides:  
Hides, straw.

## (1) Minerals and their by-products:

- (a) Non-metallic:  
Coal, petroleum, natural gas, sulphur,  
limestone, sand, gravel, clay.

## (2) Non-minerals and by-products:

- (a) Foods:  
Meats, dairy products, poultry products,  
wheat, coarse grains, malting barley,  
rye, honey
- (b) Forest products:  
Finished lumber, pit props, railroad  
ties.

## (3) Partly processed or manufactured products:

Gross Value Manufacturing - 1967  
\$35,000,000  
Foods and Beverages  
Textile Products (except clothing)  
Wood Products  
Printing, Publishing and Allied Products  
Iron and Steel Products  
Transportation Equipment  
Electrical Apparatus  
Non-metallic Mineral Products  
Agricultural Implements  
Non-ferrous Metal Products  
Diamond Bit Drills



## POPULATION

Population 1968 est.: 27,000

Population within a 50 mile radius, 1966 Census:  
124,000

## SITES:

- (1) Area and cost of land available for industrial expansion as of 1968:

## C. P. R. INDUSTRIAL AREA:

On trackage - \$40.33 per front ft.

Off trackage - \$35.68 per front ft.

## GOLDENWEST INDUSTRIAL AREA:

350 acres adjoining Hwy. 2, power, gas, storm drainage, and gravelled road.

## NORTHHILL LIGHT INDUSTRIAL:

Utilities, paved road.

## RIVERSIDE LIGHT INDUSTRIAL PARK:

50 acres fully serviced, trackage. \$50 per front foot. 50% down on agreement, 50% in five annual installments. Leaseholds available.

## RIVERSIDE HEAVY INDUSTRIAL PARK:

360 acres, sewer, power, gas, gravel road, and trackage. Privately owned.

## SOUTH HILL LIGHT INDUSTRIAL:

37 acres, 1/2 mile from Hwy. 2. Levelled and up to building grade, trackage, water, gas and power. Privately owned.

- (2) Soil structure and topographical features:  
12" - 14" black soil. Sub-soil composed of sand, silty clays. Red Deer River Valley - sand, clay and gravel sub-soil. Water table not adversely high. Good bearing qualities. North of valley - sand, silt and clay sub-soil. Variable water table. Foundation qualities vary from Fair to Good. South of valley - dense glacial till clay. Water table not adversely high. Good bearing qualities.

## INDUSTRIAL FUEL

- (1) Types of fuel available:

Natural gas, electricity, coal, propane, diesel fuel.

- (2) Cost of fuel to industry:

Natural gas:

## (1) General Rate -

Available to all customers. First 20 Therms or less \$3.00 per month. All additional Therms 4.5¢ per Therm.

## (2) Optional Rate -

Available on annual contract to customers whose annual consumption is more than 11,900 Therms.

Fixed Charge - \$20 per month plus  
Commodity Charge - 2.7¢ per Therm.  
Minimum Monthly Charge - \$20

## (3) Optional High Load Factor Rate -

Available on annual contract to all customers whose annual consumption is more than 100,000 Therms.

Fixed Charge - \$20 per month plus 22¢ per month per Therm of maximum 12-hour demand. Plus Commodity Charge - 1.7¢ per Therm. Minimum Monthly Charge - Fixed Charge.

Propane:

Bulk per gallon - 15¢

100 lb. cylinders - \$5.00

Diesel Fuel:

Per gallon - 19¢

Coal:

	Shed	Car
Nut and Stoker	\$7.50/ton	\$7.00/ton
Egg	\$7.80/ton	\$7.30/ton
Lump	\$9.25/ton	\$8.75/ton

## V TRANSPORTATION FACILITIES

- (1) Facilities available:

Red Deer Industrial Airport -  
Scheduled air service facilities available.

Railways: CNR, CPR

Bus and truck service.

Highways - paved connections.

## VI MARKET AREAS

Retail trading area includes central Alberta east to Saskatchewan border. Manufacturers' market extends north to Edmonton and south to Calgary.

Population served approximately (50 mile radius):  
124,000

## VII DISTRIBUTION FACILITIES

Adequate warehouse space; truck terminal facilities; CPR, CNR line to all points. Four-lane highway to Edmonton and Calgary. David Thompson Highway direct route to Banff-Jasper Highway.

## VIII ELECTRIC POWER:

- (1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnect to accommodate increased load demands and improve reliability of supply.

Calgary Power Ltd. and distributed by City.

- (2) Cost:

## Commercial Rate:

Monthly - measured demand of 50 KVA and over

(1) Alternative A:

0 - 25 KWH	\$2.50 Min. Charge
Next 425 KWH	5.5¢/KWH
Next 1,575 KWH	3.0¢/KWH
Next 5,100 KWH	1.4¢/KWH
Bill paid within 10 days of issue subject to 10% discount.	

(2) Alternative B:

For customers with consumption of 7,125 KWH or above. Will be charged for minimum of 7,125 KWH per month as follows:

First 20 hours use of KVA of demand --  
 4.7¢ per KWH  
 Next 20 hours use of KVA of demand --  
 3.0¢ per KWH  
 Balance used -- 1.3¢ per KWH  
 Minimum bill for customers with a demand of  
 50 KVA or over \$143.63 or \$2.00 per KVA per  
 month, whichever is the greater. Bill paid  
 within 10 days of issue subject to 10% discount.

(3) Alternative C:

Reduced rate for customers who supply their  
 own transformers and switching equipment.  
 Rates provided upon request.

(4) Alternative D:

Off-Peak Rate - Supplied upon request.

IX WATER SUPPLY

(1) Source and Quantity Available:

Water supply from Red Deer River  
 Stream Flow:  
 Average winter minimum -- 250 CFS  
 Average summer maximum -- 19,150 CFS  
 Average water temperature 50°F  
 Groundwater potential excellent.

(2) Quality of water supply:

Red Deer River water:  
 Total hardness (untreated) -  
 Summer, 220 ppm.; Winter, 300 ppm.  
 Treatment reduces total hardness to approxi-  
 mately 100 ppm. year round.

Water Analysis in parts per million as at  
 January, 1969:

Total Solids	282
Ignition Loss	60
Hardness	143
Sulphates (SO <sub>4</sub> )	112
Chlorides	2
Alkalinity	95
Nature of Alkalinity	Bicarbonate of lime, magnesium
Nitrite Nitrogen	nil
Nitrate Nitrogen	nil
Iron	0.08

(3) Cost of water (city service):

Monthly Consump- tion	Rate per 100 cu.ft.	Minimum Monthly Charge
0 - 600 cu.ft.	75¢	\$ 4.05
601 - 2,000 cu.ft.	67¢	\$ 4.50
2,001 - 7,000 cu.ft.	52¢	\$13.40
7,001 - 13,000 cu.ft.	43¢	\$36.40
13,001 - 23,000 cu.ft.	34¢	\$55.90
23,001 cu.ft. & over	23¢	\$78.20

X LOCAL LAWS AND REGULATIONS  
 - of significance to prospective industry:

Alberta Labour Act  
 Provincial Business Licensing  
 City Business Licensing  
 City Permit required for all construction  
 Zoning Bylaw  
 Building Code Bylaws  
 Waste Disposal Regulation  
 District Planning Commission

XI CITY TAX STRUCTURE

- (1) Land is taxed on 100% of assessed value.  
 Assessed values of land from \$650 per front  
 foot in prime Commercial area to \$16.50 per  
 front foot in fringe industrial areas.
- (2) Improvements: Buildings are taxed on 45% of  
 1963 assessed value.
- (3) Business Tax: Industrial establishments are  
 taxed at 4% of estimated annual rental.
- (4) Commercial Tax: Commercial establishments  
 are taxed at 10% of estimated annual rental  
 values.  
 1968 Mill Rate: 66.48

XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
January: Mean Daily Maximum	17.8
Mean Daily Minimum	- 2.2
July: Mean Daily Maximum	74.3
Mean Daily Minimum	50.1
<u>Precipitation</u>	<u>Inches</u>
Average Annual rainfall	16.52
Average Annual snowfall	49.2
Average annual total precipitation	21.44
<u>Altitude</u> is 2819 feet.	

## LLOYDMINSTER

XI LOCATION OF PRODUCTION MATERIALS

(1) Minerals and their by-products:

- (a) Non-metallic:  
 Coal, petroleum, natural gas, gravel.

(2) Non-minerals and by-products:

- (a) Foods:  
 Meats, dairy products, poultry products,  
 wheat, coarse grains, honey.

- (b) Fibres, furs, hides:  
 Hides, wool, straw.

(3) Partly processed or manufactured products:

Gross Value of Manufacturing - 1967:  
 \$15,000,000  
 Foods and Beverages  
 Paper Products  
 Iron and Steel Products  
 Products of Petroleum and Coal  
 Chemical Products



## II POPULATION

1968 Population: 7,800 (Alberta portion: 4,303)  
Population within a 50 mile radius, 1966 Census:  
40,000

## III SITES

- (1) Area and Cost of land available for industrial expansion as of 1967:

City owned sites available on trackage.  
Prices to be negotiated.  
Privately owned industrial sites available west of city.

- (2) Soil structure and topographical features:

10" - 12" black soil. 15"-20" compact subsoil  
Lime layer 24" - 30" below surface

## IV INDUSTRIAL FUEL

- (1) Types of fuel available:

Natural gas, L. P. gas, coal, diesel fuel

- (2) Cost of fuel to industry:

Natural Gas:

(1) Rate # 1 - General Rate  
Commercial and Residential

1st 20 Therms or less/mo. - \$3.00

All additional Therms 4.5¢ per Therm

Minimum Charge per mo. - \$3.00

(2) Rate # 2 - Optional Rate

Users in excess of 11,900 Therms per year.

Fixed Charge - \$20 per month plus

Commodity Charge - 2.7¢ per Therm

Minimum Monthly Charge - \$20 per month.

(3) Rate # 3

Available on annual contract to all customers  
whose annual consumption is more than

100,000 Therms and whose total consumption  
during the six meter reading periods ending

May, June, July, August, September and

October, is not less than 40% of their total  
consumption during the year.

Fixed Charge - \$20 per month plus 22¢ per

month per Therm of maximum 12-hour demand  
plus Commodity Charge - 1.7¢ per Therm.

Minimum Monthly Charge - Fixed Charge.

## V TRANSPORTATION FACILITIES

- (1) Facilities available:

Commercial Airport - Daily plane service.

Railways: CNR, CPR

Bus and truck service.

Highways - paved connections.

## VI MARKET AREAS

Trading area includes North 40 miles, West 30 miles  
South 70 miles, East 60 miles.  
Population served approximately 55,000

## VII DISTRIBUTION FACILITIES

Truck terminal facilities, CNR and CPR branch lines;  
paved highways to Edmonton and Saskatoon, Saskatchewan

## VIII ELECTRIC POWER

- (1) Source of Power:

All electric power supplied is 3 phase, 60  
cycle a/c. All plants interconnected to accom-  
modate increased load demands and improve  
reliability of supply.

Canadian Utilities Ltd. steam generation plant  
at Vermilion.

- (2) Cost:

Residential:

First 40 KWH used @ 6.0¢

Next 260 KWH used @ 2.0¢

Over 300 KWH used @ 1.25¢

Minimum Charge: \$2.40

General Service:

1 to 5 KW, 1 Phase -

First 200 KWH @ 4.5¢

Next 800 KWH @ 2.5¢

Over 1,000 KWH @ 1.25¢

Minimum Charge: \$2.40

Over 5 KW, 1 or 3 Phase -

First 40 KWH/KW @ 4.5¢

Next 160 KWH/KW @ 2.5¢

Over 200 KWH/KW @ 1.25¢

Minimum Charge: \$1.00 per KW

## IX WATER SUPPLY

- (1) Source and Quantity Available:

Water supply from wells drilled into a glacial  
aquifer located 12 miles north of the City. The  
water is pumped through a 10 inch main to the  
water treatment plant. The plant has a cap-  
acity of 700 gallons of treated water per minute.

- (2) Quality of water supply:

Well water is partly softened, the iron content  
removed, and chlorinated before entering into  
the city system.

Water Analysis in parts per million as at  
January, 1968:

Total solids	1050
Nitrates	nil
Fluoride	0.4
Total Alkalinity	348
Nature of Alkalinity	Soda, Lime & Magnesium

Iron	-
Total Hardness	262
Ca Hardness	42
Mg Hardness	220
PH Number (not in ppm)	9.2

- (3) Cost of Water:

Minimum Charge for first 3000 gallons --  
\$5.70

Monthly Consump- tion	Rate Per 1,000 Gallons	Sewer Rate Per 1,000 Gallons
1 - 5000 gallons	\$1.26	64¢
5001 - 30000 gallons	\$1.08	52¢
30001- 100,000 gallons	.73	37¢
Over 100,000 gallons	.40	20¢

- N LOCAL LAWS AND REGULATIONS
- of significance to prospective industry:
  - Alberta Labour Act
  - Provincial Business Licensing
  - City permit required for all construction

- XI CITY TAX STRUCTURE
- (1) Land assessed at 100% of fair value.
  - (2) Improvements assessed at 60% of 1947 value.

Mill Rate 1968 -- 70 mills.

XII CLIMATE	
<u>Temperature</u>	<u>Degrees F</u>
Mean winter	13
July:	
Mean Daily Maximum	76.3
Mean Daily Minimum	51.5
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	12.4
Average annual snowfall	40.5
Average April-October	
Total Precipitation	11.64
<u>Altitude</u> is 2125 feet.	

CAMROSE

- I LOCATION OF PRODUCTION MATERIALS
- (1) Minerals and their by-products:
    - (a) Mon-Metallic:  
Coal, petroleum, natural gas, sand, gravel, bentonite.
  - (2) Non-minerals and by-products:
    - (a) Foods:  
Meat, dairy products, poultry products, wheat, coarse grains.
    - (b) Fibres, furs, hides:  
Hides, straw.
  - (3) Partly processed or manufactured products:  
Gross Value Manufacturing - 1967:  
\$18,000,000  
Foods and Beverages  
Wood Products  
Printing, Publishing & Allied Products  
Iron and Steel Products  
Non-metallic Mineral Products

Spur trackage available. Prices include sewer, water, gas and power installation, gravel roads and lanes. Zoned highway commercial and industrial. City owned.

Other city and privately owned sites available.

(2) Soil structure and topographical features:  
12" - 14" black soil. 24" - 30" compact clay sub-soil. Lime layer 30" - 40" below surface. Drainage good.

- IV INDUSTRIAL FUEL
- (1) Types of fuel available:  
Natural gas, electricity, coal, propane, diesel fuel.
  - (2) Cost of fuel to industry:  
Natural Gas  
(1) Rate # 1 - General Rate  
Commercial and Residential  
1st 20 Therms or less per mo. -- \$3.00  
All additional Therms -- 4.5¢ per Therm  
Minimum Charge per mo. -- \$3.00  
(2) Rate # 2 - Optional Rate  
Users in excess of 11,900 Therms per year.  
Fixed Charge -- \$20 per month plus  
Commodity Charge -- 2.7¢ per Therm  
Minimum Monthly Charge -- \$20 per month.  
(3) Rate # 3  
Available on annual contract to all customers whose annual consumption is more than 100,000 Therms and whose total consumption during the six meter reading periods ending May, June, July, August, September and October is not less than 40% of their total consumption during the year.  
Fixed Charge -- \$20 per month plus 22¢ per month per Therm of maximum 12-hour demand  
Plus Commodity Charge - 1.7¢ per Therm  
Minimum Monthly Charge - Fixed Charge.

- II POPULATION
- 1968 Population: 8,862  
Population within a 50 mile radius, 1966 Census: 104,000

- III SITES
- (1) Area and cost of land available for industrial expansion as of 1969:  
MOHLER INDUSTRIAL AREA:  
125 acres remaining @ \$3,750-\$6,000 per acre.  
Some highway frontage lots @ \$80-\$115 per frontage foot.  
KLUG INDUSTRIAL AREA:  
\$3,500-\$5,000 per acre.  
All above are prepaid.



Propane

Agricultural use -- 12¢ per gallon  
 Domestic use -- 14-15¢ per gallon  
 100 lb. cylinder -- \$6.00

Fuel Oil:

Stove heating oil -- 17 1/2 - 18 1/2¢ per gal.

Coal:

Lump	\$6.00	Nut	\$5.50
Egg	\$6.00	Slack	\$2.50
Stoker	\$5.50		

Above are price per ton f. o. b. mine.

## V TRANSPORTATION FACILITIES

## (1) Facilities available:

Municipal Airport -  
 No scheduled air service.

Railways: CNR, CPR

Bus and truck service.

Highways and paved connections, Hwy. 13,  
 connecting with Hwy. 21, Highway 2A and 2,  
 and Hwy. 36

## VI MARKET AREAS

Trading area includes north to Tofield, east to  
 Saskatchewan border, west to Gwynne, south to  
 Stettler

Population served approximately (50 mile radius  
 excluding Edmonton): 60,000

## VII DISTRIBUTION FACILITIES

Truck terminal facilities; CNR and CPR branch lines;  
 paved highway to Edmonton and Calgary and to  
 Saskatoon and Winnipeg.

## VIII ELECTRIC POWER

## (1) Source of Power:

All electric power supplied is 3 phase, 60  
 cycle a/c. All plants interconnected to accom-  
 modate increased load demands and improve  
 reliability of supply.

Calgary Power Ltd.

## (2) Cost:

## (1) General Service

Applicable to commercial establishments and  
 other premises which do not qualify for the  
 residential service rate.

## Demand Charge --

\$1.00 per month per KW (or fraction thereof)  
 of demand.

## Energy Charge --

The first 40 KWH per KW of demand -- 5¢ per  
 KWH. Next 40 KWH per KW of demand, but  
 not over 400 KWH per Month -- 3¢ per KWH.  
 All additional energy used per month -- 1 1/4¢  
 per KWH

Discount -- None. (5% added after 10 days)

Minimum Charge -- \$1.50 net per month; or  
 demand charge if greater.

"Demand" means the maximum 30 minute rate  
 of power delivery expressed in kilowatts, during  
 the billing period, but not less than 75% of the  
 maximum demand occurring in the preceding

12 months and in no case less than 1 KW.  
 Unless a demand meter is installed, the  
 Company may establish the demand by test,  
 or by an estimate of the customer's connected  
 load.

## (2) Industrial Service

On request Calgary Power Ltd. will furnish  
 rates, terms and conditions for contracts to  
 supply small or large, low or high load factor  
 industrial loads, at one of various standard  
 voltages available.

## IX WATER SUPPLY

## (1) Source and Quantity available;

Water is supplied and distributed by Calgary  
 Power Ltd. Water is obtained from a gravel  
 terrace adjacent to Dried Meat Lake, south of  
 Camrose. The terrace is artificially re-  
 charged from the Lake. It is then delivered  
 through approximately eight miles of pipeline  
 to the Camrose storage reservoirs with a  
 combined capacity of 2,150,000 Imperial gallons.  
 In addition, there is a 100,000 Imperial gallon  
 elevated tank. Pressure in the distribution  
 system is maintained between 60 and 70 p.s.i.

## (2) Quality of water supply:

## Dried Meat Lake water:

Average Water analysis in parts per million:

Total solids	478
Ignition Loss	144
Hardness	255
Sulphates	83
Chlorides	12
Alkalinity	277
Nature of Alkalinity	Bicarbonate of Lime, Magnesium and Soda
Nitrate Nitrogen	nil
Nitrite Nitrogen	nil
Iron	0.05

## (3) Cost of water (city service):

First 200 cu.ft. or less used per month -- \$2.75  
 Next 4,800 cu.ft. used per month -- 55¢ per  
 100 cu.ft.  
 Over 5,000 cu.ft. used per month -- 50¢ per  
 100 cu.ft.  
 Minimum Monthly water rate -- \$2.75

X LOCAL LAWS AND REGULATIONS  
 - of significance to prospective industry:

Alberta Labour Act  
 Provincial Business Licensing  
 City permit required for all construction  
 The National Building Code of Canada  
 The Alberta Electrical Protection Act  
 Development Control Bylaw  
 Regional Planning Commission  
 Gas Protection Act

## XI CITY TAX STRUCTURE

- (1) Land assessed at 65% of 1965 value.
- (2) Improvements assessed at 60% of 75% of 1957  
 replacement value.

- (3) Business Assessment based on equivalent rental value. Business tax rate varies from 5% to 15% according to business classification.

1968 Mill Rate -- 67

## XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
January:	
Mean Daily Maximum	13.6
Mean Daily Minimum	- 6.6

<u>Temperature</u>	<u>Degrees F</u>
July:	
Mean Daily Maximum	75.4
Mean Daily Minimum	49.8
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	11.52
Average annual snowfall	38.0
Average annual total precipitation	15.32
<u>Altitude is 2430 feet.</u>	

## DRUMHELLER

### I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
- (a) Non-metallic:  
Coal, petroleum, natural gas, sand, gravel, clay, shale, bentonite.
- (2) Non-minerals and by-products:
- (a) Foods:  
Meat, dairy products, poultry products, wheat, coarse grains, vegetables.
- (b) Fibres, furs, hides;  
Hides, wool, straw.
- (3) Partly processed or manufactured products:
- Gross Value Manufacturing - 1967:  
\$ 430,000  
Foods and Beverages  
Wood Products  
Iron and Steel Products

### II POPULATION

1969 Population: 5,240  
Population within a 50 mile radius, 1966 Census: 38,000

### III SITES:

- (1) Area and cost of land available for industrial expansion as of 1969:
- Privately owned industrial sub-division presently being developed. Approximately 160 acres of sites will be available in 1970. CNR has approximately 20 acres immediately available on trackage.
- (2) Soil structure and topographical features:

Sedimentary soil. Lime layer 24" below surface.

### IV INDUSTRIAL FUEL:

- (1) Types of fuel available:
- Natural gas, electricity, coal, propane, diesel fuel.

- (2) Cost of fuel to industry:

Natural Gas:  
Rate -- 15¢ per Mcf for large industrial users.

Coal:  
75¢ per ton for large industrial users.

### V TRANSPORTATION FACILITIES

- (1) Facilities available:
- Municipal Airport -  
No scheduled air service as yet, but under study.
- Railways: CNR, CPR  
Bus and truck service.  
Highways - paved connections.

### VI MARKET AREAS

Trading area includes north to Stettler, east to Saskatchewan; west to Beiseker.  
Population served approximately (50 mile radius): 38,000

### VII DISTRIBUTION FACILITIES

Truck terminal facilities; CNR and CPR branch lines; paved highway to Calgary.

### VIII ELECTRIC POWER

- (1) Source of Power:  
All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.
- Canadian Utilities Ltd. steam generation plant.
- (2) Cost:
- Monthly Energy Charge:  
(1) 1 to 5 KW, 1 Phase
- |                        |        |
|------------------------|--------|
| First 200 KWH          | 4.5¢   |
| Next 800 KWH           | 2.5¢   |
| Next 1,000 KWH         | 1.8¢   |
| Excess KWH             | 1.5¢   |
| Minimum Monthly Charge | \$2.40 |



(2) 5 KW and over, 1 or 3 Phase	
First 40 KWH/KW demand	4.5¢
Next 160 KWH/KW demand	2.5¢
Next 200 KWH/KW demand	1.8¢
Excess KWH	1.5¢
Minimum Monthly Charge	\$1.00/KW

Next 10,000 gallons	90¢/1000 gallons
Next 30,000 gallons	85¢/1000 gallons
Next 50,000 gallons	80¢/1000 gallons
Next 100,000 gallons	75¢/1000 gallons
Minimum monthly charge -- \$3.25	

## IX WATER SUPPLY

### (1) Source and Quantity Available:

Water supply from wells approximately 40 feet deep, fed by filtration from Red Deer River. Main pump capacity 800 gallons per minute, standby pump capacity 1,000 gallon per minute. Water storage capacity 175,000 gallons in town, 100,000 gallons at plant, and an additional 500,000 gallon tank.

### (2) Quality of water supply:

Well water and river:  
Total hardness - 120 ppm water at treatment plant.

Water analysis in parts per million as at April 1969:

Total Solids	356
Ignition Loss	98
Hardness	152
Sulphates (SO <sub>4</sub> )	104
Chlorides	10
Alkalinity	156
Nature of Alkalinity	Bicarbonate of lime, Magnesium and Soda
Nitrite Nitrogen	Trace
Nitrate Nitrogen (N)	3.3
Iron	0.16

### (3) Cost of water (city service):

#### Monthly Consumption

0 - 3500 gallons	\$3.25
3500 - 5000 gallons	96¢/1000 gallons
5000 - 10,000 gallons	93¢/1000 gallons

## X LOCAL LAWS AND REGULATIONS

- of significance to prospective industry:

Alberta Labour Act  
Provincial Business Licensing  
City permit required for all construction

## XI CITY TAX STRUCTURE

- (1) Taxable assessment of buildings in 1966 represent approximately 30% of replacement cost in that year.
- (2) Assessment ratio of land to market value approximately 66% in 1963.

1968 Mill Rate: 74 public and separate

## XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
Mean summer	57
Mean winter	18
Mean yearly	37.5
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	9.86
Average annual snowfall	45.0
Average annual total precipitation	14.36

Altitude is 2247 feet.

# GRANDE PRAIRIE

## I LOCATION OF PRODUCTION MATERIALS

### (1) Minerals and their by-products:

- (a) Metallic:  
Iron Ore (Clear Hills, 100 miles north).
- (b) Non-metallic:  
Coal, petroleum, natural gas, limestone, sand, gravel

### (2) Non-minerals and by-products:

- (a) Foods:  
Meat, dairy products, poultry products, coarse grains, wheat and honey
- (b) Forest products:  
Logs, ties, lumber products, plywood
- (c) Fibres, furs, hides:  
Hides, wool, straw, peat moss

### (3) Partly processed or manufactured products:

Gross Value Manufacturing - 1967:  
\$8,000,000  
Foods and Beverages  
Wood Products  
Printing, Publishing and Allied Products  
Iron and Steel Products  
Metal Fabricating  
Non-metallic Mineral Products

## II POPULATION

1969 Population: 11,873  
Population within a 50 mile radius, 1966 Census:  
32,000

## III SITES

- (1) Area and cost of land available for industrial expansion as of 1969:

RICHMOND INDUSTRIAL PARK:  
200 acres @ \$1,100-\$3,000 per acre for the land. Natural gas and electrical utilities. Trackage, zoned commercial and light industry. Highway commercial area. City owned.

NORTHEAST INDUSTRIAL DISTRICT:  
300 acres @ negotiated price depending on size and location. Utilities, trackage, zoned light and heavy industrial. City owned.

PRIVATE SITES:  
NAR sites.  
Highway commercial areas.  
Sites now available along ARR

- (2) Soil structure and topographical features:  
  
6" - 12" black soil. Fertile farm area.

## (2) Cost:

Residential Rate -

First 40 KWH	@ 6.0¢
Next 260 KWH	@ 2.0¢
Over 3000 KWH	@ 1.25¢
Minimum charge per month:	\$2.40

General Service Rates -

1 to 5 KW connected single phase:

First 200 KWH	@ 4.5¢
Next 800 KWH	@ 2.5¢
Over 1000 KWH	@ 1.25
Minimum charge per month:	\$2.40

Over 5 KW connected single or three phase:

First 40 KWH per KW connected	@ 4.5¢
Next 160 KWH per KW connected	@ 2.5¢
Over 200 KWH per KW connected	@ 1.25¢
Minimum Charge:	\$1.00 per KW connected.

Special rates - upon application, lower rates than above are available to large consumer industrial accounts.

## IV INDUSTRIAL FUEL

- (1) Types of fuel available:

Natural gas, electricity, coal, propane, diesel fuel.

- (2) Cost of fuel to industry:

Natural Gas:

(1) Residential and Light Commercial -  
First 2 Mcf -- \$3.00 per month  
Balance @ 55 1/2¢ per Mcf.

(2) Industrial rates for large consumers can be secured from Northland Utilities Ltd.

## V TRANSPORTATION FACILITIES

- (1) Facilities available:

Commercial Airport -  
Scheduled air service CPA; Liberty Airways  
Charter flights to Rainbow Lake and other areas; helicopter rentals.

Railways: NAR and AAR

Bus and truck services.

Highways - paved to Edmonton, Peace River, and west and south to Vancouver.

## VI MARKET AREAS

Trading area covers most of the Peace River Block.  
Population served: 50,000

## VII DISTRIBUTION FACILITIES

Adequate storage and warehouse space. Truck terminal facilities.

## VIII ELECTRIC POWER

- (1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.

Canadian Utilities Ltd. serves the City and district. Gas turbines and back-up power units produce the electric power.

## IX WATER SUPPLY

- (1) Source and Quantity Available:

The city of Grande Prairie has two sources of water at the present time. The old system draws water from Bear Creek, which flows through the centre of the city. This will continue to be an alternate source of water for a few years. The new system draws water from the Wapiti River. A large settling basin at the Wapiti will provide adequate water during periods of high turbidity in the river.

- (2) Quality of water supply:

Wapiti River water:

The water is fluoridated and distributed throughout the City by the use of twin towers situated on the high ground northeast of the City.

Water Analysis in parts per million as at May, 1969:

Total Solids	286
Ignition Loss	88
Hardness	196
Sulphates (So4)	63
Chlorides	6
Alkalinity	170
Nature of Alkalinity	Bicarbonate of lime & magnesium
Nitrite Nitrogen	nil
Nitrate Nitrogen (N)	nil
Iron	0.02

- (3) Cost of water (city service):

Minimum 6,000 gallons	\$7.20 for two months
First 80,000 gal.	12¢ per 100 gals.
Next 20,000 gal.	11¢ per 100 gals.
Next 20,000 gal.	10¢ per 100 gals.
180,000 - 1,000,000 gal.	6¢ per 100 gals.
1,000,000-2,000,000 gal.	5¢ per 100 gals.
Over 2,000,000 gal	4¢ per 100 gals.

## X LOCAL LAWS AND REGULATIONS

- of significance to prospective industry:

Alberta Labour Act  
Provincial Business License  
City permit required for all construction  
Interim Development Bylaw  
Municipal Planning Committee



## XI CITY TAX STRUCTURE

- (1) Assessment is uniform to all of Alberta as it complies with the Alberta Assessment Manual.
- (2) Business Assessment based on equivalent rental value.  
Business Tax varies from 3% to 7% according to business classification.

1968 Mill Rate: 71

## XII CLIMATE

Temperature	Degrees F
January - Mean Daily Maximum	12.1
Mean Daily Minimum	- 5.9

TemperatureDegrees F

July:

Mean Daily Maximum	71.8
Mean Daily Minimum	48.8

PrecipitationInches

Average annual rainfall	10.46
Average annual snowfall	69.14
Average annual total precipitation	17.34

Altitude is 2200 feet.

Chinook Area.

## WETASKIWIN

## I LOCATION OF PRODUCTION MATERIALS

- (1) Minerals and their by-products:
  - (a) Non-metallic  
Coal, petroleum, natural gas, sand, gravel.
- (2) Non-minerals and by-products
  - (a) Foods:  
Meats, dairy products, poultry products, coarse grains, wheat
  - (b) Forest products:  
Finished lumber, poles
  - (c) Fibres, furs, hides:  
Hides, mink fur, bristles, straw
- (3) Partly processed or manufactured products:
 

Gross Value Manufacturing - 1967  
\$ 7,000,000  
Foods and Beverages  
Printing, Publishing & Allied Products  
Iron and Steel Products  
Farm Machinery  
Transportation Equipment

- (2) Soil structure and topographical features:

12" - 14" black to very dark brown surface horizon. Sub-soil usually dark brown. Lime layer 24" - 40" below the surface.

## IV INDUSTRIAL FUEL:

- (1) Types of fuel available:  
Natural gas, electricity, coal, propane, diesel fuel.
- (2) Cost of fuel to industry:
 

Natural Gas:  
(1) Rate #1 - General Rate  
Commercial and Residential  
1st 20 Therms or less per month -- \$3.00  
All additional Therms -- 4.5¢ per Therm  
Minimum Charge per month -- \$3.00

(2) Rate #2 - Optional Rate  
Users in excess of 11,900 Therms per year.  
Fixed Charge -- \$20 per month plus  
Commodity Charge -- 2.7¢ per Therm  
Minimum Monthly Charge -- \$20 per month

(3) Rate #3  
Available on annual contract to all customers whose annual consumption is more than 100,000 Therms and whose total consumption during the six meter reading periods ending May, June, July, August, September and October, is not less than 40% of their total consumption during the year.  
Fixed Charge -- \$20 per month plus 22¢ per month per Therm of maximum 12 hour demand plus Commodity Charge -- 1.7¢ per Therm  
Minimum Monthly Charge - Fixed Charge.

## II POPULATION

1969 Population: 6,428  
Population within a 50 mile radius, 1966 Census:  
100,000 (excluding Edmonton)

## III SITES

- (1) Area and cost of land available for industrial expansion as of 1967:

CITY OF WETASKIWIN INDUSTRIAL PARK:  
16 acres remaining @ \$2,000 per acre.  
All utilities available. Paved. Zoned industrial.  
  
Privately owned industrial sites available.  
All utilities available.

## V TRANSPORTATION FACILITIES

- (1) Facilities Available:

Two private airfields -  
No scheduled air service.

Railway: CPR

Bus and truck service.

Highways - paved connections.

## VI MARKET AREAS

Trading area includes north 15 miles, west 90 miles, south 15 miles, east 15 miles.

Population served approximately: 24,000

## VII DISTRIBUTION FACILITIES

Adequate storage and warehouse space. Truck terminal facilities.

## VIII ELECTRIC POWER

### (1) Source of Power:

All electric power supplied is 3 phase, 60 cycle a/c. All plants interconnected to accommodate increased load demands and improve reliability of supply.

Supplied by Calgary Power Ltd.

### (2) Cost:

#### (1) Commercial Rates:

Demand charge per KV or -- \$1.00

Energy Charge -

First 40 KWH per KW of demand -- 5.0¢

Next 40 KWH per KW of demand -- 3.0¢

Over 400 KWH per month -- 1 1/4¢ per KWH

"Demand" is the maximum 30 minute rate of power delivery, expressed in kilowatts, during the previous 12 months; and not less than 1 KW. Alternatively the demand may, at the Company's option, be measured and billed in kilowatts, or may be estimated by testing or from the consumer's connected load.

Minimum demand 1/2KW in Wetaskiwin

Minimum Charge -- \$1.50

#### (2) Power Rates:

Demand Charge -- \$1.00 per KVA

Energy Charge -

First 100 KWH used per month per KVA of installation -- 3 1/3¢

All over 100 KWH used per month per KV of installation - 1 1/2¢

Rate shown is net.

Minimum Charge - \$3.00 net or demand charge, if greater.

"KVA of Installation" one motor HP is taken as one KVA. The company may, at its option estimate the demand or may install a thermal demand meter. When a demand meter is installed, the billing demand is the maximum 30 minute KVA demand in the preceding 12 months.

## IX WATER SUPPLY

### (1) Source and Quantity Available:

A water treatment plant at Coal Lake, north-east of the City limits produces 350 i.g.m. and can be increased to 720 i.g.m. Storage facilities have a combined total of 1,700,000 gallons.

### (2) Quality of water supply:

Water analysis in parts per million as at June, 1968:

Total Solids	684
Ignition Loss	74
Hardness	95
Sulphates (SO <sub>4</sub> )	109
Chlorides	20
Alkalinity	437
Nature of Alkalinity	Bicarbonate of soda, lime & magnesium
Nitrate Nitrogen (N)	nil
Nitrite Nitrogen	nil
Iron	0.18

### (3) Cost of water (city service):

#### Monthly Consumption

First 200 cu. ft.	\$3.25
Next 600 cu.ft.	65¢/ 100 cu.ft.
Next 1200 cu.ft.	60¢/ 100 cu.ft.
Next 3000 cu.ft.	50¢/ 100 cu.ft.
Over 5000 cu.ft.	45¢/ 100 cu.ft.

## X LOCAL LAWS AND REGULATIONS

- of significance to prospective industry:

Alberta Labour Act  
Provincial Business Licensing  
City Business License  
City permit required for all construction  
Gas Protection Act  
Electrical Protection Act  
Zoning Bylaw  
Building Code  
District Planning Commission

## XI CITY TAX STRUCTURE

- (1) Land is assessed at 65% of 1966 market values.
- (2) Improvements are assessed at approximately 60% of 75% of depreciated 1957 value.
- (3) Machinery in manufacturing or processing is assessed at 30% of depreciated values.

1966 Mill Rate: 63

## XII CLIMATE

<u>Temperature</u>	<u>Degrees F</u>
January:	
Mean Daily Maximum	16.8
Mean Daily Minimum	- 2.5
July:	
Mean Daily Maximum	75.3
Mean Daily Minimum	49.5
<u>Precipitation</u>	<u>Inches</u>
Average annual rainfall	12.92
Average annual snowfall	53.5
Average annual total precipitation	18.27

Altitude is 2493 feet.







